

**GILBERT REDEVELOPMENT COMMISSION
MINUTES OF MARCH 15, 2017, 6:30 P.M.
GILBERT MUNICIPAL CENTER
50 E. CIVIC CENTER DRIVE, CONFERENCE ROOM 300
GILBERT, ARIZONA 85296**

COMMISSIONERS PRESENT: Ryan Hamilton, Chair
Kate Kresse, Vice Chair
Tyler Hudgins, Commissioner

COMMISSIONERS ABSENT: Marc Barlow, Commissioner
Niels Kreipke, Commissioner

COUNCIL PRESENT: Scott Anderson, Councilmember

STAFF PRESENT: Vince Giovannini, Economic Development Analyst
Bob Caravona, AICP, Senior Planner
Michael Hamblin, Town Attorney

CALL TO ORDER:

The meeting of the Redevelopment Commission was called to order by Chair Hamilton at 6:30 P.M.

ROLL CALL

Vince Giovannini called the roll and declared that a quorum was present.

COMMUNICATION FROM CITIZENS

Chair Hamilton opened the floor to the public for any comments or communications on items not on the agenda. The Commission's response is limited to responding to criticism, asking staff to review a matter commented upon, or asking that a matter be put on a future agenda. There were no communications from citizens.

ADMINISTRATIVE ITEMS

1. Minutes – Consider Approval of the Minutes for the Meeting of February 15, 2017.

A **MOTION** was made by Commissioner Kresse, seconded by Commissioner Hudgins, to approve the meeting minutes of February 15, 2017. The Motion passed 3-0.

2. OHSO Design Review 16-56. Bob Caravona, AICP, Senior Planner, noted that since the study session presentation on January 18, 2017, the applicant has withdrawn the increased height request for the projecting sign in order to comply with all signage requirements. A proposed parking garage is being planned adjacent to the site. Staff recommends approval of this project.

Commissioner Kresse asked about proposed parking spots to be set aside for Uber and Lyft as there were traffic concerns. Mr. Caravona stated the traffic department will conduct a study to look at the

alignment of East Vaugh Avenue with regard to the future development. The loading spaces will be reviewed and may be reduced. With no further questions, Chair Hamilton entertained a motion.

MOTION: Commissioner Hudgins moved to Approve the Findings of Fact and approve DR16-56, OHSO Eatery & Brewery: site plan, landscape, grading and drainage, elevations, lighting, colors and materials for approximately 0.77 gross acres located at the Northeast Corner of N. Gilbert Road and E. Vaughn Avenue, zoned Heritage Village Center (HVC). The Motion was seconded by Commissioner Kresse and passed 3-0.

COMMUNICATIONS

3. **Report from the CHAIR on current or future events.** Chair Hamilton had no report.
4. **Report from COUNCIL LIAISON on current or future events.** Councilmember Anderson reminded everyone that this Thursday, March 16th, will be a very busy evening in the Heritage District with several events going on. Some traffic and parking issues as well as some road closures are to be expected. There was a ribbon cutting today at Whiskey Row and their Grand Opening will be held on Thursday, March 16, 2017.
5. **Report from COMMISSIONERS on current or future events.** There were no reports.
6. **Report from STAFF LIAISON on current or future events.** Vince Giovannini advised that tomorrow night, March 16th, an estimated 2,000 to 3,000 people are expected in the Heritage District with several events, including the Concert in the Park, the Whiskey Row grand opening, Hale Theater and a job fair. The Town has created a Heritage District Parking Guide for that evening, which is available on the Town's website. Whiskey Row and Hale Theater were provided with the Parking Guide and have distributed that information to their ticketholders. Most of the Heritage District business owners are aware of the events and the parking guide.

ADJOURN

With no further business before the Commission, Chair Hamilton adjourned the meeting at 6:38 P.M.

Ryan Hamilton, Chair